

## **Exhibit A**

### **PROPERTY DESCRIPTION**

A parcel of land situate within the East Half of the Northeast Quarter of Section Twenty-four (24), Township Two North (T.2N.), Range Sixty-eight West (R.68W.), Sixth Principal Meridian (6th P.M.), County of Weld, State of Colorado and being more particularly described as follows:

**BEGINNING** at the Northeast Corner of said Section 24 and assuming the East line of the Northeast Quarter of Section 24, T.2N., R.68W., as bearing South 00°03'00" East being a Grid Bearing of the Colorado State Plane Coordinate System, North Zone, North American Datum 1983/92, a distance of 2649.97 feet with all other bearings contained herein relative thereto.

THENCE South 00°03'00" East along the East line of the Southeast Quarter of said Section 26 a distance of 60.00 feet to a line parallel with and 60.00 feet Southerly of, as measured at a right angle to the North line of the East Half of the Northeast Quarter of said Section 24;

THENCE South 89°46'17" West along a line parallel with and 60.00 feet Southerly of, as measured at a right angle to the North line of the East Half of the Northeast Quarter of said Section 24 a distance of 1331.20 feet to the West line of the East Half of the Northeast Quarter of said Section 24 ;

THENCE North 00°10'17" West along the West line of the East Half of the Northeast Quarter of said Section 24 a distance of 60.00 feet to the North line of the East Half of the Northeast Quarter of said Section 24;

THENCE North 89°46'17" East along the North line of the East Half of the Northeast Quarter of said Section 24 a distance of 1331.33 feet to the **POINT OF BEGINNING**.

Said parcel contains 79,876 sq. ft. or 1.834 acres, more or less (±).

### **SURVEYOR'S STATEMENT**

I, Steven A. Lund, a Colorado Registered Professional Land Surveyor do hereby state that this Property Description was prepared under my personal supervision and checking, and that it is true and correct to the best of my knowledge, information, belief, and in my professional opinion.



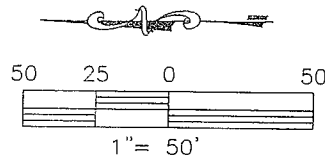
Steven A. Lund on behalf of King Surveyors, Inc.  
Colorado Registered Professional  
Land Surveyor #34995

### **KING SURVEYORS, INC.**

650 Garden Drive  
Windsor, Colorado 80550  
(970) 686-5011

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## WELD COUNTY ROAD 13

S00°03'00"E (BASIS OF BEARING) 2649.97'  
EAST LINE OF THE NORTHEAST QUARTERNORTHEAST CORNER  
SECTION 24, T.2N., R.68W.  
POINT OF BEGINNINGEAST QUARTER CORNER  
SECTION 24, T.2N., R.68W.

LINE TABLE

LINE	BEARING	LENGTH
L1	S00°03'00"E	60.00'
L2	N00°10'17"W	60.00'

Steven A. Lund - On Behalf Of King Surveyors, Inc.  
Colorado Registered Professional  
Land Surveyor #34995NOTE: This exhibit drawing is not intended to be a  
monumented land survey. It's sole purpose is as a  
graphic representation to aid in the visualization of  
the written property description which it accompanies.  
The written property description supersedes the  
exhibit drawing.PARCEL "B"  
RE 149NONAME CREEK  
ESTATESWELD COUNTY ROAD 20  
N89°46'17"E 1331.33'79,876 sq. ft.  
1.834 acres

S89°46'17"W 1331.20'

FINLEY ANNEXATION TO FREDERICK  
Rec. No. 2490823  
East Half of the Northeast Quarter  
of Section 24EAST SIXTEENTH CORNER  
SECTIONS 24/13, T.2N., R.68W.

WEST LINE OF THE EAST HALF OF THE NORTHEAST QUARTER



KING SURVEYORS, INC.

650 E. Garden Drive | Windsor, Colorado 80550

phone: (970) 686-5011 | fax: (970) 686-5821

www.kingsurveyors.com

PROJECT NO: 2010364

DATE: 9/7/10

CLIENT: TOWN OF FREDERICK

DWG: 2010364

DRAWN: CSK CHECKED: SAL